

PROPERTY LOCATION

No	Alt No	Direction/Street/City
52		FAIRMONT ST, ARLINGTON

OWNERSHIP

Owner 1:	WICHERS JAN J		
Owner 2:	LOEB CARINBETH		
Owner 3:			
Street 1:	52 FAIRMONT ST		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02474	Type:	

PREVIOUS OWNER

Owner 1:			
Owner 2:			
Street 1:			
Twn/City:			
St/Prov:	Cntry		
Postal:			

NARRATIVE DESCRIPTION

This parcel contains .074 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1922, having primarily Vinyl Exterior and 1546 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.07438	Total SF/SM:	3240	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	413,761	Spl Credit	Total:	413,800
--------------	---------	--------------	------	-------------	-----	------------	---------------	-----------	--------	---------	------------	--------	---------

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	3240.000	291,300	4,100	413,800	709,200
Total Card	0.074	291,300	4,100	413,800	709,200
Total Parcel	0.074	291,300	4,100	413,800	709,200
Source: Market Adj Cost	Total Value per SQ unit /Card:			458.85	/Parcel: 458.85

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	291,300	4100	3,240.	413,800	709,200		Year end	12/23/2021
2021	101	FV	283,000	4100	3,240.	413,800	700,900		Year End Roll	12/10/2020
2020	101	FV	283,000	4100	3,240.	413,800	700,900	700,900	Year End Roll	12/18/2019
2019	101	FV	232,200	4100	3,240.	439,600	675,900	675,900	Year End Roll	1/3/2019
2018	101	FV	232,200	4100	3,240.	320,700	557,000	557,000	Year End Roll	12/20/2017
2017	101	FV	232,200	4100	3,240.	279,300	515,600	515,600	Year End Roll	1/3/2017
2016	101	FV	232,200	4100	3,240.	237,900	474,200	474,200	Year End	1/4/2016
2015	101	FV	219,600	4100	3,240.	232,700	456,400	456,400	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
8/4/2017	MEAS&NOTICE	HS	Hanne S
5/1/2009	Meas/Inspect	372	PATRIOT
1/20/2005	Permit Visit	BR	B Rossignol
10/30/1999	Inspected	267	PATRIOT
9/23/1999	Mailer Sent		
9/23/1999	Measured	163	PATRIOT
6/1/1989		PM	Peter M

Sign:

VERIFICATION OF VISIT NOT DATA

___/___/___



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	2099
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

